

131.0

0003

0022.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

919,700 / 919,700

USE VALUE:

919,700 / 919,700

ASSESSED:

919,700 / 919,700

PROPERTY LOCATION

No	Alt No	Direction/Street/City
15		MONADNOCK RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: GROSS ALEXANDRE

Owner 2: TALLANDIER-GROSS CLEMENCE M

Owner 3:

Street 1: 15 MONADNOCK RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: SHANNON JOSEPH M -

Owner 2: HAZARD PATRICIA -

Street 1: 15 MONADNOCK RD

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains 6,521 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1952, having primarily Wood Shingle Exterior and 2083 Square Feet, with 1 Unit, 0 Bath, 1 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code Descrip/No Amount Com. Int

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH									
Type: 19 - Ranch		Full Bath	Rating:	A Bath:	Rating:	PDAS	BSMT	SINK.													
Sty Ht: 1 - 1 Story		3/4 Bath: 1	Rating: Good	A 3QBth	Rating:																
(Liv) Units: 1	Total: 1	1/2 Bath: 1	Rating: Good	A HBth:	Rating:																
Foundation: 3 - BrickorStone		OthrFix: 1	Rating: Fair																		
Frame: 1 - Wood		OTHER FEATURES				1st Res Grid				RESIDENTIAL GRID											
Prime Wall: 1 - Wood Shingle		Kits: 1	Rating: Very Good	A Kits:	Rating:	Desc: Line 1	# Units: 1														
Sec Wall:	%	A Frpl:	Rating:	Upper																	
Roof Struct: 1 - Gable		Frpl: 2	Rating: Good	Lvl 2																	
Roof Cover: 1 - Asphalt Shgl		WSFlue:	Rating:	Lvl 1																	
Color: GRAY				Lower																	
View / Desir:																					
GENERAL INFORMATION				CONDOS INFORMATION				REMODELING				RES BREAKDOWN									
Grade: C+ - Average (+)		Location:		Exterior:		No Unit	RMS	BRS	FL												
Year Blt: 1952	Eff Yr Blt:	Total Units:		Interior:		1	6	3													
Alt LUC:	Alt %:	Floor:		Additions:																	
Jurisdct: G4	Fact: .	% Own:		Kitchen:																	
Const Mod:		Name:		Baths:																	
Lump Sum Adj:		DEPRECIATION				Plumbing:															
INTERIOR INFORMATION				Special:		Electric:															
Avg Ht/FL: STD		Override:		Heating:		General:															
Prim Int Wall: 2 - Plaster																					
Sec Int Wall:	%																				
Partition: T - Typical																					
Prim Floors: 3 - Hardwood																					
Sec Floors: 6 - Ceramic Tile	20%	Total:	10.8%																		
Bsmnt Flr: 4 - Carpet		CALC SUMMARY				COMPARABLE SALES				SUB AREA				SUB AREA DETAIL							
Subfloor:		Basic \$ / SQ:	95.00	Rate	Parcel ID	Typ	Date	Sale Price	Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten		
Bsmnt Gar: 2		Size Adj.: 1.35000002							BMT	Basement	1,488	51,630	76,826	BMT	100	RRM	40	G			
Electric: 3 - Typical		Const Adj.: 1.01200008							FFL	First Floor	1,488	129,790	193,126								
Insulation: 2 - Typical		Adj \$ / SQ: 129.789							WDK	Deck	178	11,760	2,093								
Int vs Ext: S		Other Features: 99531							OPP	Open Porch	24	44,530	1,069								
Heat Fuel: 2 - Gas		Grade Factor: 1.10																			
Heat Type: 1 - Forced H/Air		NBHD Inf: 1.00000000																			
# Heat Sys: 1		NBHD Mod:																			
% Heated: 100	% AC: 100	LUC Factor: 1.00																			
Solar HW: NO	Central Vac: NO	Adj Total: 409909																			
% Com Wall	% Sprinkled:	Depreciation: 44270																			
		Depreciated Total: 365639																			
MOBILE HOME				WtAv\$/SQ:	AvRate:	Ind.Val															
Make:		Serial #:		juris. Factor: 1.00		Before Depr: 142.77															
SPEC FEATURES/YARD ITEMS				Special Features: 0		Val/Su Net: 115.04															
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value				
PARCEL ID 131.0-0003-0022.0																IMAGE					
More: N	Total Yard Items:					Total Special Features:								Total:				AssessPro Patriot Properties, Inc			